



Village of Wellington

REGULAR MEETING OF THE WELLINGTON VILLAGE COUNCIL

Darell Bowen, Mayor
Dr. Carmine A. Priore, Vice Mayor
Lizbeth Benacquisto, Councilwoman
Matt Willhite, Councilman
Howard K. Coates, Jr., Councilman

Wellington Community Center
12165 West Forest Hill Boulevard
Wellington, Florida

TUESDAY, AUGUST 11, 2009
7:00 PM
SHELL

- 1. CALL TO ORDER**
- 2. PLEDGE OF ALLEGIANCE**
- 3. INVOCATION**
Rev. Jeff Stanford, First Baptist Church of Wellington
- 4. APPROVAL OF AGENDA**
- 5. PRESENTATIONS AND PROCLAMATIONS**
- 6. CONSENT AGENDA**
- A. MINUTES OF THE JUNE 23, 2009 AND JULY 14, 2009 REGULAR VILLAGE COUNCIL MEETINGS**

Council's approval of the Minutes of the June 23, 2009 and July 14, 2009 Regular Village Council Meetings.

B. AWARD THE AUDIT OF ELECTRIC AND TELECOMMUNICATION INVOICES

This agenda item is to request Council approval for award of "Audit of Electric and Telecommunication Invoices", RFP #023-09/BMA to Expense Reduction Advisors. The Village has approximately two hundred eighty-five (285) separate electric accounts, and approximately four hundred sixty-one (461) telecommunication accounts and this firm will be asked to review billing rates and practices over the past three years. The audit fee is thirty-seven percent (37%) of the rebates and credits recovered by the Village for the electric and telecommunications invoices.

C. PURCHASE OF INTEGRATED LIGHTNING PREDICTION AND WARNING SYSTEMS

This item is to request Council approval for the purchase of an Integrated Lightning Prediction and Warning System from Thor Guard, Inc. in the amount of \$40,118.00 utilizing General Services Administration (GSA) Contract #GS-07F-0576T. The Integrated Lightning Prediction and Warning Systems will be installed at the Village Park, Boys & Girls Club, Tiger Shark Cove, Olympia Park, and the 10 Acre Park (practice fields). Funding is available in Parks Capital Maintenance for this purchase.

D. APPROVE USE OF SOUTHEAST FLORIDA GOVERNMENTAL PURCHASING COOPERATIVE FOR PURCHASE OF WATER METER FITTINGS AND WATER LINE ACCESSORIES

This item is to request Council approval for use of Southeast Florida Governmental Purchasing Cooperative (SE CO-OP), Bid #2008-09/28 for purchases of water meter fittings and water line accessories. The Village of Wellington is an active participant in this bid solicitation by the SE CO-OP, with the City of Deerfield Beach being the lead agency for the solicitation. The use of this bid allows the Village to purchase items from multiple vendors at a percentage discount off their catalog list prices.

E. AWARD INTERSECTION IMPROVEMENTS - WELLINGTON TRACE AND GREENVIEW SHORES; AND APPROVE CIP BUDGET AMENDMENT NO. 2009-066

This item is to request Council approval to award "Intersection Improvements - Wellington Trace and Greenview Shores", Bid #028-09/BMA to Hardrives, Inc. in the amount of \$500,898.07, and approve CIP Budget Amendment No. 2009-066 to increase the Intersection Improvements budget by \$75,000.00. The Intersection Improvement budget is currently \$427,102.00 and the Budget Amendment will increase it to \$502,102.00 to cover the awarded cost of the project. The engineer of record for this project is Miller Legg and the engineer's estimate for the project was \$882,000.70.

F. AWARD BID #022-09/JWV FOR THE SUPPLY AND DELIVERY OF REINFORCED CONCRETE PIPE

Council approval of award of Bid #022-09/JWV for the supply and delivery of reinforced concrete pipe to HD Supply Waterworks as the Primary Awardee and Mullings Engineering as the Secondary Awardee. Public Works/Surface Water Management Department primarily uses concrete pipe for culvert projects. The cost of the culvert is budgeted within the CIP project for which the pipe is used.

G. RESOLUTION R2009-63 (FLORIDA POWER & LIGHT CO. COMMERCIAL/INDUSTRIAL DEMAND REDUCTION RIDER (CDR) AGREEMENT)

A RESOLUTION OF THE VILLAGE COUNCIL OF THE VILLAGE OF WELLINGTON, FLORIDA, TO APPROVE AND AUTHORIZE THE MAYOR AND THE VILLAGE CLERK TO EXECUTE THE FLORIDA POWER AND LIGHT COMMERCIAL/INDUSTRIAL REDUCTION RIDER (CDR) AGREEMENT

Staff is requesting approval of an agreement with Florida Power & Light Co. (FPL) in adding the recently constructed facilities at the water treatment plant to FPL's Commercial/Industrial Demand Reduction Program and Rate Structure.

7. PUBLIC HEARINGS

A. ORDINANCE NO. 2009-13 FLEX USE ZONING EMPLOYMENT CENTER

AN ORDINANCE OF THE VILLAGE COUNCIL OF THE VILLAGE OF WELLINGTON, FLORIDA, PERTAINING TO ZONING; AMENDING THE LAND DEVELOPMENT REGULATION CODE OF THE VILLAGE OF WELLINGTON BY AMENDING ARTICLE 6, CHAPTER 8, SECTION 6.8.4. "PLANNED INDUSTRIAL PARK DISTRICT" TO READ "FLEXIBLE USE ZONING EMPLOYMENT CENTER" AND ESTABLISHING NEW TEXT FOR 6.8.4 OF CHAPTER 8, ARTICLE 6; BY ELIMINATING ARTICLE 6, CHAPTER 2, SECTION 6.2.12. "LIGHT INDUSTRIAL DISTRICT"; PROVIDING FOR PURPOSE AND INTENT; PROVIDING FOR APPLICABILITY AND CONFLICTS; PROVIDING FOR DEVELOPMENT STANDARDS; PROVIDING FOR PERMITTED, CONDITIONAL, AND SPECIAL PERMIT USES; PROVIDING FOR MAXIMUM DENSITY AND MINIMUM LOT SIZES; PROVIDING FOR SUPPLEMENTAL DISTRICT REGULATIONS; PROVIDING FOR MINIMUM BUILDING SETBACKS; PROVIDING A REPEALER CLAUSE; PROVIDING A SAVINGS CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

Staff is requesting creation of a new zoning designation category entitled "Flexible Zoning Employment Center" (FZEC).

B. ORDINANCE NO. 2009-14 (WELLINGTON REGIONAL MEDICAL CENTER)

AN ORDINANCE OF THE VILLAGE COUNCIL OF THE VILLAGE OF WELLINGTON, FLORIDA RELATING TO REZONING FOR PETITION NUMBER 2004-031 REZ 1, ALSO KNOWN AS WELLINGTON REGIONAL MEDICAL CENTER; PROVIDING FOR THE REZONING OF A PARCEL OF LAND, CONSISTING OF 57 ACRES, MORE OR LESS, LOCATED AT THE NORTHWEST CORNER OF STATE ROAD 7 AND FOREST HILL BOULEVARD, AS MORE SPECIFICALLY DESCRIBED HEREIN; FROM PALM BEACH COUNTY INSTITUTIONAL PUBLIC FACILITIES (IPF) TO VILLAGE OF WELLINGTON MEDICAL CENTER PLANNED DEVELOPMENT (MCPD); PROVIDING FOR REVISIONS TO THE ZONING DISTRICT MAP; PROVIDING A SAVINGS CLAUSE; PROVIDING A REPEALER CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

The petition establishes the initial Zoning Designation under the Village of Wellingtons Land Development Regulations (LDR's) for the Wellington Regional Medical Center. The State Growth Management Legislation requires that Zoning be consistent with the Comprehensive Plan Land Use designation for all parcels within any jurisdiction. Once the Village

established a MEDICAL COMMERCIAL land use designation we were required to adopted a compatible zoning designation, hence the request for the establishment of the MEDICAL CENTER PLANNED DEVELOPMENT zoning district. The hospital is currently zoned Institutional Public Facilities (IPF) under Palm Beach Counties Unified Land Development Code, that zoning designation is not valid under either the Villages Comprehensive Plan or LDR's. The petitioner is seeking an initial zoning designation of Medical Center Planned Development (MCPD) for the Wellington Regional Medical Center campus.

C. ORDINANCE NO. 2009-09 (MYSTIC EQUESTRIAN)

AN ORDINANCE OF THE VILLAGE COUNCIL OF THE VILLAGE OF WELLINGTON, FLORIDA, AMENDING THE FUTURE LAND USE MAP IN THE VILLAGE OF WELLINGTON COMPREHENSIVE PLAN BY CHANGING THE FUTURE LAND USE DESIGNATION FROM RESIDENTIAL C TO RESIDENTIAL B FOR CERTAIN PROPERTY TOTALING 4.2 ACRES, MORE OR LESS, LOCATED ALONG THE WEST SIDE OF SOUTH SHORE BOULEVARD, IMMEDIATELY NORTH OF PIERSON ROAD FOR A PROPERTY KNOWN AS MYSTIC EQUESTRIAN, AS MORE SPECIFICALLY DESCRIBED HEREIN; PROVIDING FOR INCLUSION OF THE PROPERTY WITHIN THE EQUESTRIAN PRESERVE AREA ON THE FUTURE LAND USE MAP; AUTHORIZING THE TRANSMITTAL OF THE AMENDMENT TO THE FLORIDA DEPARTMENT OF COMMUNITY AFFAIRS; AUTHORIZING THE VILLAGE MANAGER TO AMEND THE FUTURE LAND USE MAP; AND PROVIDING AN EFFECTIVE DATE.

The petitioner is requesting to change the Future Land Use Map Designation from Residential C to Residential B.

D. RESOLUTION R2009-62 (COUNTRY PLACE EAC/MPA)

A RESOLUTION OF THE VILLAGE COUNCIL OF THE VILLAGE OF WELLINGTON, FLORIDA, APPROVING THE MASTER PLAN AMENDMENT APPLICATION FOR PETITION NUMBER 2007-023 EAC/MP2, ALSO KNOWN AS WELLINGTON COUNTRY PLACE PLANNED UNIT DEVELOPMENT LOCATED IN THE EASTERN HALF OF SECTION 20 AND ALL OF SECTION 21 AS DESCRIBED MORE PARTICULARLY HEREIN, TO ADD ONE (1) DWELLING UNIT TO THE MASTER PLAN FOR A TOTAL OF 441 DWELLING UNITS; AND PROVIDING AN EFFECTIVE DATE.

Approval to add one (1) dwelling unit to the Wellington Country Place Planned Unit Development Master Plan for a total of 441 dwelling units.

8. REGULAR AGENDA

A. RECOVERY ACT - JUSTICE ADMINISTRATION GRANT (JAG) PROGRAM

Review grant application and provide opportunity for public comment per grant requirements.

B. AWARD RFP FOR THE DESIGN/BUILD FOR TOWN CENTER EXPANSION - MUNICIPAL BUILDING PROJECT

This item is to request Council to award the "Design/Build for Town Center Expansion - Municipal Building Project", RFP #024-09/JWV to The Weitz Company, LLC as the lowest responsive, responsible proposal in the amount of \$10,540,236.00. Funds are allocated in the FY2008/2009 CIP Budget in the amount of \$14,775,000.00 for this project.

9. ATTORNEY'S REPORT

10. MANAGER'S REPORT & UPDATES

11. COUNCIL REPORTS

12. CLOSING COMMENTS

13. PUBLIC FORUM

14. ADJOURNMENT

NOTICE

If a person decides to appeal any decision made by the Village Council with respect to any matter considered at this meeting, you will need a record of the proceedings, and you may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. (The above notice is required by State Law. Anyone desiring a verbatim transcript shall have the responsibility, at his own cost, to arrange for the transcript).

Pursuant to the provision of the Americans With Disabilities Act: any person requiring special accommodations to participate in these meetings, because of a disability or physical impairment, should contact the Village Manager's Office (561) 791-4000 at least five calendar days prior to the Hearing.